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CERTIFICATE OF PUBLICATION
From THE NEWS-POST Frederick, Md.

TRUSTEES' SALE

OF VALUABLE IMPROVED FREE SIMPLE PROPERTY

The improvements thereon being known as:
107 East Third Street
Frederick, Maryland 21701

By virtue of a decree of the Circuit Court for Frederick County passed on the 7th day of October, 1982, in the case entitled: "The First National Bank of Maryland v. Philip W. Jones and Suzanne M. Jones," David R. Naka and Edward J. Levin, the undersigned Trustees or either of them will sell at Public Auction at the premises on Tuesday, April 5, 1983 at 2:00 o'clock p.m. all that property described as follows:

All of that real estate situate, lying and being on the North side of East Third Street in the City of Frederick, Frederick County, Maryland, and more particularly described as follows:

FIRST: Beginning for the outlines thereof at the Southwest corner of the lot being conveyed, at a point on the North side of said Street immediately opposite the division wall between the third and fourth houses in the block of houses built by a certain Charles A. Castle, counting from Middle Alley Eastward, and being on the first line of a deed of a certain Charles J. Lewis and Cyrus A. Fout to a certain Charles A. Castle, said deed being recorded in Liber A.F. No. 9, folio 93, one of the Land Records of Frederick County, Maryland, and running thence Eastwardly along the North side of said Street, 14 feet 4 1/2 inches, more or less, thence Northwardly 130 feet, more or less, to intersect what was formerly Daniel Lohr's part of said Lot No. 139; thence Westwardly with said Lohr's part of said lot 14 feet 4 1/2 inches, more or less; thence with a straight line passing along the partition wall of the house hereby conveyed and the one adjoining the West side thereof to the place of beginning. And being the Eastern portion of Lot No. 139 as conveyed to said Charles A. Castle by said Charles J. Lewis and Cyrus A. Fout, by the aforesaid deed.

SECOND: All that lot or parcel of ground, situated, lying and being on the North side of said East Third Street and to the rear of and adjacent to the above lot described as "First" herein and more particularly described as follows: BEGINNING for the same at the Northeast corner of the property conveyed to George Edward Myers by Charles A. Castle, by deed recorded in Liber J.L.J. No. 1, folio 356, one of the Land Records of said Frederick County, as by reference thereto will more fully appear, and running thence in a Northerly direction, 17 feet; thence Westwardly 14.7 feet; thence Southwardly, 16.4 feet to the Northwest corner of the property conveyed to said Myers, and thence along the North line of said property, 14.7 feet to the place of beginning.

For a more complete description refer to the mortgage from John L. Bruin and Barbara R. Bruin to Francis Scott Key Bank and Trust Company dated July 31, 1979 and recorded among the Land Records of Frederick County in Liber No. 1090, folio 777 and the Agreement of Assumption, Modification and Release among John L. Bruin, Barbara R. Bruin, Phillip W. Jones, Suzanne M. Jones and The First National Bank of Maryland dated July 31, 1981 and recorded among the Land Records of Frederick County, Maryland on August 19, 1981 in Liber No. 1154, folio 881.

The improvements consist of a two (2) story semi-detached end of row brick dwelling. Containing six (6) rooms, living room, dining room, kitchen, three (3) bedrooms, one (1) full bath and powder room. Brick front porch; covered rear patio; second floor balcony. Gas heat; HW.

The property will be sold subject to conditions, restrictions, and agreements affecting same, if any.

The property will be sold "AS IS" with no warranty of the improvements.

Terms of Sale: A deposit of \$7,500.00 payable in cash or by certified check will be required from purchaser at time and place of sale, balance in cashier's or certified check at settlement which must occur within twenty (20) days following final ratification of sale by Circuit Court for Frederick County, unless said period is extended by the Substitute Trustees, their successors and assigns, for good cause shown, time being of the essence. Interest to be paid on unpaid purchase price at the rate of twelve percent (12%) per annum from date of sale to date of settlement. Taxes, water rents, and all other public charges and assessments payable on an annual basis, including sanitary and/or Metropolitan District charges, if any, to be adjusted to date of sale and assumed thereafter by the purchaser. Cost of all documentary stamps and transfer taxes, if any, to be paid by purchaser.

DAVID R. NAKA
EDWARD J. LEVIN
Substitute Trustees

A.J. BILLIG & COMPANY, Auctioneer
1-752-8440

Frederick, Md. *March 31, 1983*

This is to certify that the annexed *Trustee's Sale* was published in *News-Post*

a newspaper published in Frederick County on the following dates: *March 17, 24, 31*

THE NEWS-POST

Per *[Signature]*

April 12, 1983